

# \$345,000 - 6102, 111 Tarawood Lane Ne, Calgary

MLS® #A2240599

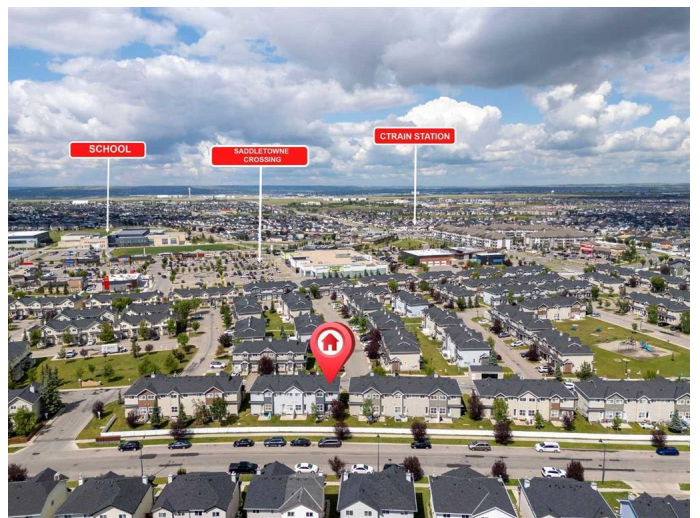
**\$345,000**

2 Bedroom, 2.00 Bathroom, 1,152 sqft

Residential on 0.03 Acres

Taradale, Calgary, Alberta

Location, Location, Location!!! Welcome to this beautiful and affordable gem just minutes away from MEGHA SANJHA PUNJAB, CHALO FRESCO, DRUGMART, YMCA GENESIS CENTRE, and the highly convenient SADDLETOWNE BUS & TRAIN STATION – all within a quick 3-minute drive! With THREE parks within 1 km and all levels of schooling (Elementary, Junior High, and High School) just around the corner, this location is perfect for families and commuters alike. Step inside to a bright and airy living room filled with natural sunlight, creating a warm and inviting atmosphere. Your assigned parking stall is right at your front door – super convenient for everyday errands! The open-concept layout flows into a well-laid-out kitchen that features a large window overlooking the backyard, plus ample counter space for all your cooking adventures. Enjoy sunny backyard with a clean concrete pad – ideal for BBQs, relaxing, or a little gardening. Upstairs, the spacious primary bedroom comes complete with a walk-in closet and oversized second bedroom – with two windows. 1 full bathroom, perfect for guests or growing families. The unfinished basement with a big bright window and 3 piece bathroom rough ins is your blank canvas, ready to be transformed into a rec room, home gym, or extra living space. This well-kept and well-priced home is an incredible opportunity for first-time buyers or investors – don't wait, book your private showing today before it's gone!



Built in 2006

## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2240599      |
| Price          | \$345,000     |
| Bedrooms       | 2             |
| Bathrooms      | 2.00          |
| Full Baths     | 1             |
| Half Baths     | 1             |
| Square Footage | 1,152         |
| Acres          | 0.03          |
| Year Built     | 2006          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

## Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 6102, 111 Tarawood Lane Ne |
| Subdivision | Taradale                   |
| City        | Calgary                    |
| County      | Calgary                    |
| Province    | Alberta                    |
| Postal Code | T3J0C2                     |

## Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Trash, Visitor Parking |
| Parking Spaces | 1                      |
| Parking        | Stall                  |

## Interior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Interior Features | Laminate Counters                                                  |
| Appliances        | Dishwasher, Electric Range, Range Hood, Refrigerator, Washer/Dryer |
| Heating           | Forced Air                                                         |
| Cooling           | None                                                               |
| Has Basement      | Yes                                                                |
| Basement          | Full, Unfinished                                                   |

## Exterior

|                   |                       |
|-------------------|-----------------------|
| Exterior Features | Garden                |
| Lot Description   | Back Yard, Corner Lot |
| Roof              | Asphalt Shingle       |
| Construction      | Vinyl Siding          |
| Foundation        | Poured Concrete       |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 16th, 2025 |
| Days on Market | 36              |
| Zoning         | M-1 d75         |

**Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | Royal LePage Solutions |
|----------------|------------------------|

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